

**BOARD OF ZONING APPEALS AGENDA
JUNE 3, 2003**

NOTICE IS HEREBY GIVEN pursuant to Sect. 18-110 of the Zoning Ordinance that, at a meeting to be held in the Board Room, Government Center Building, 12000 Government Center Parkway, June 3, 2003, the Board of Zoning Appeals will hold a public hearing on the following applications at the time indicated. At the said public hearing any and all interested persons will be given an opportunity to express their views regarding the application. If you desire to be placed on the speakers' list, or to check on whether the status of the public hearing has changed, call the Zoning Evaluation Division at 324-1280. The following information is a descriptive summary only of the application. Interested parties may review the application or pick up a copy of the staff report at the Zoning Evaluation Division of the Department of Planning and Zoning, 12055 Government Center Parkway, Suite 801. In addition, copies of the staff report are available at the office of the member of the Board of Supervisors in whose district the application property is located. ADA: Reasonable accommodation is available upon 7 days advance notice. For additional information on ADA call (703) 324-1334.

MATTERS PRESENTED BY BOARD MEMBERS

- 9:00 A.M. JERRY & LISA JAROSIK, VC 2003-HM-045 Appl. under Sect(s). 18-401 of the Zoning Ordinance to permit construction of addition 4.0 ft. from side lot line such that side yards total 14.0 ft. Located at 13334 Point Rider La. on approx. 11,512 sq. ft. of land zoned R-3 (Cluster). Hunter Mill District. Tax Map 25-1 ((7)) 12.
- 9:00 A.M. JERALD FRITZ, TRUSTEE, VC 2003-DR-049 Appl. under Sect(s). 18-401 of the Zoning Ordinance to permit construction of deck 10.0 ft. from side lot line and to allow patio to remain 3.5 ft. and dwelling 9.8 ft. from side lot line. Located at 1850 Massachusetts Ave. on approx. 10,000 sq. ft. of land zoned R-2. Dranesville District. Tax Map 41-1 ((13)) (2) 16.
- 9:00 A.M. WILLIAM & SALLIE LARSEN, VC 2003-DR-044 Appl. under Sect(s). 18-401 of the Zoning Ordinance to permit construction of addition 10.0 ft. from side lot line. Located at 7300 Hooking Rd. on approx. 20,331 sq. ft. of land zoned R-2. Dranesville District. Tax Map 30-1 ((18)) 1.
- 9:00 A.M. JAMES W. MITCHELL, SP 2003-MV-008 Appl. under Sect(s). 8-914 of the Zoning Ordinance to permit reduction to minimum yard requirements based on error in building location to permit addition to remain 8.9 ft. and eave 6.8 ft. from side lot line. Located at 2304 Stovepoint Ct. on approx. 18,751 sq. ft. of land zoned R-3. Mt. Vernon District. Tax Map 102-1 ((33)) 12. (Moved from 6/17/03)
- 9:00 A.M. PETER & NANCY OLSON, VC 2003-BR-035 Appl. under Sect(s). 18-401 of the Zoning Ordinance to permit construction of addition 15.0 ft. from rear lot line. Located at 8203 Strong Spring Ct. on approx. 12,616 sq. ft. of land zoned R-3. Braddock District. Tax Map 70-2 ((7)) 43. (Moved from 5/20/03 at applicants request)

- 9:00 A.M. CANTERBURY WOODS SWIM CLUB, INC., SPA 76-B-308 Appl. under Sect(s). 3-303 of the Zoning Ordinance to amend SP 76-B-308 previously approved for a swim & tennis club to permit building addition, site modification and change in development conditions. Located at 5101 Southampton Dr. on approx. 3.56 ac. of land zoned R-3. Braddock District. Tax Map 70-3 ((8)) 5.
- 9:00 A.M. REYNALDO S. DEGUZMAN, VC 2003-LE-046 Appl. under Sect(s). 18-401 of the Zoning Ordinance to permit construction of addition 5.0 ft. from side lot line. Located at 6124 Squire La. on approx. 11,182 sq. ft. of land zoned R-3. Lee District. Tax Map 82-3 ((17)) (E) 21.
- 9:00 A.M. STEVEN A. & MAUREEN O. LANDRY, SP 2003-SP-005 Appl. under Sect(s). 8-913 of the Zoning Ordinance to permit modification to the minimum yard requirements for certain R-C lots to permit construction of addition 18.5 ft. from side lot line. Located at 12182 Queens Brigade Dr. on approx. 24,103 sq. ft. of land zoned R-C and WS. Springfield District. Tax Map 76-1 ((8)) 80.
- 9:00 A.M. BADREDDIN PLASEIED, VC 2003-SU-050 Appl. under Sect(s). 18-401 of the Zoning Ordinance to permit accessory structure to remain in front yard of proposed Lot 1 which will contain 36,000 sq. ft. or less and fence greater than 4.0 ft. in height to remain in front yard. Located at 12202 Ox Hill Rd. on approx. 1.0 ac. of land zoned R-3. Sully District. Tax Map 46-3 ((1)) 2A.
- 9:30 A.M. LAKESIDE INN OF RESTON, INC., A 2002-HM-021 Appl. under Sect(s). 18-301 of the Zoning Ordinance. Appeal of determination that appellant has erected a tent which is not in substantial conformance with the zoning for the site which was approved as a portion of rezoning application A-502. Located at 1617 Washington Pl. on approx. 6,233 sq. ft. of land zoned PRC and HD. Hunter Mill District. Tax Map 17-2 ((31)) 1617 and a portion of Washington Plaza. (Def. from 10/1/02 1/14/03 and 4/1/03 per appl req.)
- 9:30 A.M. LAKESIDE INN OF RESTON, INC. D/B/A IL CIGNO RISTORANTE, A 2001-HM-021 Appl. under Sect(s). 18-301 of the Zoning Ordinance. Appeal of determination that appellant has installed on the property a tent which displays advertising signs, without Building Permit or Sign Permit approval and without obtaining Architectural Review Board approval of such permits, as required in the Historic Overlay District, all in violation of Zoning Ordinance provisions. Located at 1617 Washington Pl. on approx. 6,233 sq. ft. of land zoned PRC and HD. Hunter Mill District. Tax Map 17-2 ((31)) 1617 and a portion of Washington Plaza. (Admin moved from 10/23/01, 1/8/02 5/7/02 and 7/23/02) (Def from 10/1/02 and 4/1/03)
- Withdrawn

JOHN DIGIULIAN, CHAIRMAN